

June 13, 2000

Mr. Robert E. Oyler or Ina S. Oyler  
4415 Mason Street  
Idaho Falls, ID 83406-6890

LEASE AGREEMENT NO. C89-102456 – MODIFICATION NO. 6

Dear Mr. or Mrs. Oyler:

THIS MODIFICATION NO. 6, effective May 22, 2000, is to accomplish the following:

- Extend the term of the Lease Agreement and include tenant option terms
- Affirm Rental Rates

The parties hereto mutually agree to the following:

I. ARTICLE 4 – TERM OF THE LEASE

The lease term is extended one year, from May 22, 2000, through May 21, 2001. Tenant shall have the option to extend the term for three additional one-year renewal terms.

II. ARTICLE 5 – RENTAL PAYMENTS

The rental rate shall remain at the annual rate of \$10,200.00, which computes to \$850.00 per calendar month, payable in arrears, for the one-year extension and the three, one-year optional renewal terms.

Except only as changed by this Modification No. 6, and Modification Nos. 1 – 5, or to the extent rendered inconsistent herewith, all of the terms and conditions of Lease Agreement No. C89-102456 shall remain in full force and effect.

Two original copies of this Modification document are forwarded. Please execute one and return to the undersigned. The other is provided for your files.

LANDLORD

Robert or Ina Oyler

By: Robert E Oyler

Title: Landlord 6-21-2000

TENANT

BECHTEL BWXT IDAHO, LLC

By: Renee Wuska

Renee Wuska

Title: Subcontract Administrator